GOVERNMENT OF ANDHRA PRADESH
ABSTRACT

Municipal Administration & Urban Development Department - Tourism Policy of the Government Andhra Pradesh - Incentives for promoting the Tourism Projects and Enabled Services in the State - Automatic conversion or exemption from land use Zoning Regulations and exemption from payment of Change of Land Use conversion charges - Comprehensive orders - Issued.

MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT (H2) DEPARTMENT

G.O.Ms.No.187 **Dated:25.07.2016**

Read the following:-

1. G.O.Ms.No.36, MA &UD (I1) Department, Dated:31.01.2001.
2. G.O.Ms. No 216, MA &UD (I1) Department, Dated:26.04.2003.
3. G.O.Ms.No.38, MA &UD (I1) Department, Dated:17.02.2004.
4. G.O.Ms.No.9, YA&TC (T) Department, Dated:12.06.2015.
5. G.O.Ms.No.265, MA&UD (H2) Department, Dated:09.12.2015.
6. From YA&TC Department, File No.YAT&C-12021/4/2016-DS-YAT&C.

***

ORDER:

Whereas in the G.O. 1st read above, orders were issued exempting the Tourism Projects which are notified by the Youth Advancement, Tourism and Culture Department from the purview of Zoning Regulations according to which no change of land use / payment of conversion charges is required to the Tourism Projects, if the land proposed for the project is falling in Residential, Commercial, Institutional and Industrial use zone as per the Master Plan.

2. And whereas, in the G.O. 2nd read above, orders issued in G.O.1st read above were extended to the sites earmarked for recreational use in Master Plan / Zonal Development Plan (except layout open spaces, water bodies, tank bed lands, Shikkam lands and the sites proposed for acquisition by the local bodies for development of recreational facilities) for establishment of Tourism related Projects identified by the Youth Advancement, Tourism and Culture Department as Tourism Projects, subject to condition that the land area should be one Acre and above.

3. And whereas, in the G.O. 3rd read above, orders issued in G.O.1st read above were extended to the sites earmarked for Transportation use Zone also in Master Plan / Zonal Development Plan for establishment of Tourism Projects notified by the YAT&C Department, subject to condition that, such lands are not required for Transportation Projects.

4. In the G.O. 4th read above, the Youth Advancement, Tourism & Culture (T) Department have issued orders for "Andhra Pradesh Tourism Policy 2015-2020", with the instructions that, all the concerned Departments of Secretariat / HoDs shall take appropriate action to implement the provisions made in the "Andhra Pradesh Tourism Policy 2015 – 2020" following due process.

5. In the G.O. 5th read above, orders were issued extending the orders issued in G.O.1st read above to the sites earmarked for Transportation use Zone also in Master Plan / Zonal Development Plan for establishment of Tourism Projects notified by the Youth Advancement, Tourism & Culture Department subject to condition that such lands are not required for Transportation Projects.

[P.T.O]

6. In the reference 6th read above, the Youth Advancement, Tourism & Culture (T) Department has requested the MA&UD Department to issue comprehensive orders covering the items i.e., Automatic Conversion and exemption from land use Zoning Regulations and exemption from payment of Conversion Charges for the eligible Tourism Projects for land uses in the State notified under Tourism Policy 2015-2020.

7. Government after careful examination of the matter and in supersession of the orders issued in the G.Os. 1st to 3rd and 5th read above, hereby issue comprehensive order covering the items i.e., Automatic Conversion and exemption from land use Zoning Regulations and exemption from payment of Conversion Charges for the eligible Tourism Projects for land uses in the various notified zones i.e., Residential, Commercial, Institutional, Industrial, Recreational (except layout open spaces, water bodies, tank bed lands, Shikkam lands and the sites proposed for acquisition by the local bodies for development of recreational facilities), subject to conditions that the land area should be one Acre and above and Transportation use zone, subject to condition that, such lands are not required for transportation projects, in the Master Plan/ Zonal Development Plan for the Tourism Policy 2015-2020.

8. The DTCP / DMA / Commissioner, CRDA / VC of UDAs shall take necessary action, accordingly.

[BY ORDER AND IN THE NAME OF THE GOVERNOR OF ANDHRA PRADESH]

R.KARIKAL VALAVEN
PRINCIPAL SECRETARY TO GOVERNMENT

To
The Director of Town & Country Planning, A.P., Guntur.
The Director of Municipal Administration, A.P., Guntur.
The Commissioner, AP Capital Region Development Authority, Vijayawada.
The Vice Chairman, Visakhapatnam Urban Development Authority, Visakhapatnam.
The Vice Chairman, Tirupati Urban Development Authority, Tirupati.
The Vice Chairman, Puttaparthy Urban Development Authority, Puttaparthy.

Copy to:
The Youth Advancement, Tourism and Culture Department.
The PS to Principal Secretary to Chief Minister.
The OSD to Minister (MA&UD)
The PS to Principal Secretary to Government, MA & UD Department.
Sf/Sc.

//Forwarded :: By Order//

SECTION OFFICER